



# City of Carmel

## CARMEL PLAN COMMISSION AGENDA

**February 15, 2005**

**7:00 p.m.**

**City Hall, 2nd Floor**

**One Civic Square**

**Carmel, IN 46032**

### Agenda Items

- A. Call Meeting to Order**
- B. Pledge of Allegiance**
- C. Roll Call**
- D. Declaration of Quorum**
- E. Approval of Minutes**
- F. Communications, Bills, Expenditures, & Legal Counsel Report**
- G. Reports, Announcements, & Department Concerns:**

**1g. Proposed Amendments to Rules of Procedure**

-Changes regarding meeting time and agenda order to be considered

**H. Public Hearings:**

**1h. Docket No. 04120019 DP Amend/ADLS:**

**West Carmel Center Block C - Medford Place**

The petitioner proposes a new commercial structure, parking, and signage. The site is located at the southeast corner of 106<sup>th</sup> Street and Michigan Road. The site is zoned B3/Business and is within the US 421 Corridor Overlay.

Filed by Craig May for PR Block C, LLC.

**2h. Docket No. 04120020 DP Amend/ADLS: Alexandria of Carmel**

The petitioner proposes new multi-family structures. The site is located at the southeast corner of 131<sup>st</sup> Street and Pennsylvania Street. The site is zoned OM/Old Meridian.

Filed by Paul Reis for Edward Rose Properties, LLC.

**3h. Docket No. 05010030 CA: 116th/Keystone Retail Shops**

The petitioner proposes revised commitment amendment text. The site is located at the northeast corner of 116th St. and Keystone Ave. The site is zoned B-3 within the US 431 Overlay Zone.

Filed by Matt Skelton of Bingham McHale for Eclipse Real Estate.

**4h. Docket No. 05010007 OA: Amendment, S-1/Residence District**

The applicant seeks to Amend Chapter 5.04.02 of the Carmel/Clay Zoning Ordinance Chapter 7.01 of the Subdivision Control Ordinance, regarding lot area requirements. Also, the applicant seeks to amend Chapter 31.06.04 of the Carmel/Clay Zoning Ordinance, regarding Plan Unit Development District locations. Filed by the Carmel Department of Community Services.

**5h. Docket Nos. 05010022 OA & 05010023 Z: (TABLED to MARCH 15)**

~~Amendment, 116th Street Overlay~~

~~The applicant seeks to create Chapter 23G: 116th Street Overlay of the Carmel/Clay Zoning Ordinance. The applicant also seeks to rezone multiple parcels from S-1/Residence and S-2/Residence District Classifications to the S-1/Residence 116th Street Overlay, and S-2/Residence 116th Street Overlay District Classifications.~~

~~Filed by the Carmel Department of Community Services.~~

**I. Old Business:**

**1i. Docket No. 04090008 DP/ADLS: Companion Animal Hospital**

The applicant proposes to construct a veterinary hospital. The site is located at 1425 South Range Line Rd. The site is zoned B-8/Business.

Filed by Jim Shinaver of Nelson & Frankenberger for Dr. Buzzetti.

**2i. Docket No. 04110034 DP/ADLS: Tom Wood Nissan**

The petitioner proposes a new commercial structure, parking, and signage. The site is located at 4150 East 96<sup>th</sup> Street. The site is zoned B3/Business.

Filed by Lawrence Lawhead for Tom Wood Nissan.

**J. New Business**

**K. Adjournment**